

EXHIBIT F

B. Settlement Statement

U.S. Department of Housing
and Urban Development

OMB Approval No. 2502-0265

B. Type of Loan

1. <input type="checkbox"/> FHA	2. <input type="checkbox"/> FmHA	3. <input type="checkbox"/> Conv. Unlns.	6. File Number	7. Loan Number:	8. Mortgage Insurance Case Number
4. <input type="checkbox"/> VA	5. <input type="checkbox"/> Conv. Ins.		EDELKIND	0714101352	

C. Note This form is furnished to give you a statement of actual settlement costs. Amounts paid to and by the settlement agent are shown, terms marked "(P.O.C.)" were paid outside the closing; they are shown here for informational purposes and are not included in the totals.

D. Name & Address of Borrower:
Linda Edelkind

E. Name & Address of Seller:

FINAL

F. Name & Address of Lender:

Fairmont Funding LTD, A New York Corp
1333 60th Street, 2nd fl.

Brooklyn, New York 11219-

G. Property Location:

940 Nantasket Avenue
Hull, Massachusetts 02045-

H. Settlement Agent:

McGonagle & McGonagle, Attorneys at Law

Place of Settlement:

227A Bunker Hill Street
Charlestown, Massachusetts 02129-I. Settlement Date:
Wednesday
August 25, 2004

J. Summary of Borrower's Transaction

100. Gross Amount Due From Borrower

101. Contract sales price

102. Personal property

103. Settlement charges to borrower (line 1400)

104. Washington Mutual

105. Wells Fargo

Adjustments for items paid by seller in advance

106. City/town taxes

107. County taxes

108. Assessments

109. Gordon & Balkan

110. Keyspan

111. Town of Hull RE taxes

112. XL Lending Group

120. Gross Amount Due From Borrower

200. Amounts Paid By Or In Behalf Of Borrower

201. Deposit or earnest money

202. Principal amount of new loan(s)

203. Existing loan(s) taken subject to

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Adjustments for items unpaid by seller

210. City/town taxes

211. County taxes

212. Assessments

213.

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220. Total Paid By/For Borrower

300. Cash At Settlement From/To Borrower

301. Gross Amount due from borrower (line 120)

302. Less amounts paid by/for borrower (line 220)

303. Cash From To Borrower

K. Summary of Seller's Transaction

400. Gross Amount Due To Seller

401. Contract sales price

402. Personal property

149,940.91

2,113,537.20

356,242.38

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420. Gross Amount Due To Seller

500. Reductions In Amount Due To Seller

501. Excess deposit (see instructions)

502. Settlement charges to seller (line 1400)

503. Existing loan(s) taken subject to

504. Payoff of first mortgage loan

505. Payoff of second mortgage loan

506

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509

Adjustments for items unpaid by seller

510. City/town taxes

511. County taxes

512. Assessments

613

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619

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520. Total Reduction Amount Due Seller

600. Cash At Settlement To/From Seller

601. Gross Amount due to seller (line 420)

602. Less Reductions In amount due seller (line 520)

3,300,000.00

569,878.83

603. Cash To From Seller

0.00

Section 5 of the Real Estate Settlement Procedures Act (RESPA) requires the following: HUD must develop a Special Information Booklet to help persons borrowing money to finance the purchase of residential real estate to better understand the nature and costs of real estate settlement services; Each lender must provide the booklet to all applicants from whom it receives or for whom it prepares a written application to borrow money to finance the purchase of residential real estate. Lenders must prepare and distribute with the Booklet a Good Faith Estimate of the settlement costs that the borrower is likely to incur in connection with the settlement. These disclosures are mandatory.

Section 4(a) of RESPA mandates that HUD develop and prescribe this standard form to be used at the time of loan settlement to provide full disclosure of all

charges imposed upon the borrower and seller. These are third party disclosures that are designed to provide the borrower with pertinent information during the settlement process in order to be a better shopper.

The Public Reporting Burden for this collection of information is estimated to average one hour per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information.

This agency may not collect this information, and you are not required to complete this form, unless it displays a currently valid OMB control number.

The information requested does not lend itself to confidentiality.

Previous editions are obsolete

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Form HUD-1 (3/86)
Ref Handbook 4305.2